

Board of Selectmen's Meeting Minutes
November 15, 2007
Harpswell Town Office
Approved on November 29, 2007

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Selectmen Present: Amy N. Haible, James S. Henderson and Chairman Samuel W. Alexander

Staff Present: Terri Sawyer, Deputy Town Administrator; William Wells, Code Enforcement Officer and Marguerite Kelly, Town Treasurer

Call to Order and Pledge of Allegiance: The meeting was called to order by Chairman Alexander at 6:30 p.m. with the Pledge of Allegiance. The meeting was videotaped and broadcast live on Harpswell Community Television.

1. Adoption of the Agenda: Chairman Alexander moved, seconded by Selectman Haible to amend the agenda and add as 7a. Consider Wood Grinding Responses to RFP and 7b. Consider Tax Supplement; motion passed 3-0. Chairman Alexander moved, seconded by Selectman Henderson to adopt the agenda as amended; motion passed 3-0.

2. Town Administrator's Report: Deputy Administrator Sawyer reported that the Town received two responses to the Brush Truck RFP; one from CET Fire Pumps in the amount of \$113,839 and the second from Greenwood in the amount of \$116,213. Deputy Administrator Sawyer stated the responses will be reviewed by staff and the Fire Department and brought back to the Board with a recommendation.

3. Selectmen's Announcements: Chairman Alexander reminded property owners that the second payment in taxes is due December 15.

4. Treasurer's Report: Marguerite Kelly, Town Treasurer, reviewed her monthly report for October (attached as further review). Ms. Kelly also extended an invitation to the Board of Selectmen from the Emergency Services Committee to participate in a tour of the three Fire Departments on Sunday, November 25 starting at 1:00 p.m. Selectman Haible requested that the Budget Advisory Committee review and provide information to the Board regarding how the raised fees in 2007 affect the amount needed in tax collection for 2008.

5. Conservation Commission Update: Mary Ann Nahf, chair of Conservation Commission, provided an update regarding the Open Space Plan. Ms. Nahf explained the Commission is reviewing the preliminary plan and as part of the Plan, the Commission has completed a master inventory of open space. Ms. Nahf states that she anticipates the final plan to be presented to the Board in the next few weeks.

6. Wharf Applications

- **Open and Close Public Hearing – Betsey Alden, Map 53, Lot 65, 134 Wallace Shore:**
Chairman Alexander moved, seconded by Selectman Haible to open the public hearing at 6:46 p.m.; motion passed 3-0. Bill Wells, Code Enforcement Officer presented the application and explained this is an after-the-fact permit as the system has been in place for many years. Mr. Wells stated the fixed portion of the system is less than 25 feet to the neighboring property and that the owner now has consent from the neighbor to be at that location. Mr. Wells stated no one has objected to the proposal. Selectman Henderson moved, seconded by Chairman Alexander to close the public hearing at 6:48 p.m.; motion passed 3-0. Chairman Alexander moved, seconded by Selectman Haible to approve the application as it does not cause an injury to the rights of others nor does it cause a hazard to navigation; motion passed 3-0.

- **Open and Close Public Hearing – Edward Briguglio, Map 16, Lot 360, 46 Windsor Lane:** Bill Wells, Code Enforcement Officer presented the application and explained this original application was modified by the Dept. of Army Corps. to not interfere with the eel grass. Mr. Wells stated this application required the abutter (the current owner) to sign a consent statement that the wharf will be less than 25' to the property line. Mr. Wells also stated this wharf will server two lots (both owned by Mr. Briguglio) and three homes. Chairman Alexander moved, seconded by Selectman Henderson to open the public hearing; motion passed 3-0. The Board discussed the length of this proposal as it compares to others in the neighborhood; Mr. Wallace states it is comparable in size to the 12 docks from Graveyard to Stover's Point. There was a discussion on ways to assure that the wharf will serve the two lots for now and in the future. Selectman Henderson moved, seconded by Chairman Alexander to close the public hearing at 7:04 pm; motion passed 3-0. The Board discussed approving the application and sending a letter to the applicant acknowledging that the wharf will serve two lots (three houses) and asking the applicant to voluntarily put a deed restriction on his second lot to prohibit the building of its own wharf. Chairman Alexander moved, seconded by Selectman Henderson to approve the application as it does not cause an injury to the rights of others nor does it cause a hazard to navigation and to send it with a letter as discussed; motion passed 3-0.

7. Committees

- **Mission Statement:** Chairman Alexander read the existing and proposed mission statements for the Town Lands Committee. Chairman Alexander moved, seconded by Selectman Henderson to approve the mission statement. Selectman Haible stated she preferred the original statement and moved, seconded by Selectman Henderson to table this item and she will suggest changes; motion passed 3-0.
Deputy Town Administrator provided an update regarding the Tide Mill Cove project.
- **Appointment:** Selectman Haible recommended and moved, seconded by Selectman Henderson to appoint Cathy Martinez as a member of the Sign Ordinance Task Force; motion passed 3-0.
- **Resignation:** Chairman Alexander moved, seconded by Selectman Henderson to accept with regret the resignation of Andy Paulhus as a member of the Communication Advisory Committee and voluntary taping of the Selectmen's meeting; motion passed 3-0.

7a. Consider Responses to Wood Grinding RFP: Recycling/Transfer Station Manager, Jim Gordon, recommended low bidder PR Russell. Mr. Gordon stated that with DEP standards requiring no more than 1.5% pressure treated wood in the discarded wood; the Town needs someone that will work with them as the Town has been close, but has not passed these criteria. Mr. Gordon explained PR Russell will work with the Town to dispose of this wood. There was a discussion about what could be done to help the public understand what is acceptable vs. unacceptable woods. Chairman Alexander moved, seconded by Selectman Haible to award the bid to PR Russell at \$26.70/ton; motion passed 3-0.

7b. Consider Tax Supplement: Chairman Alexander noted the Board was acting as Assessors and stated that in his opinion, the land proposed for removal from tree growth into open space should be subject to a penalty as it accomplishes the alternative minimum lot size subdivision request. Chairman Alexander stated that he, however, did not want to discourage use of the alternative minimum lot size subdivision and the Board agreed. Chairman Alexander noted that the Assessing Office has stated they will monitor the subdivision (if approved by Planning Board) to be sure they stay consistent with the open space plan. Chairman Alexander moved, seconded by Selectman Haible to accept the 11.14 acres (the actual proposed building lots) removal from tree growth and assess \$28,571.81 supplement; motion passed 3-0.

8. Mitchell Field Discussion: Selectman Haible stated that there is a lot of hard but worthy work to be done now on implementing the Mitchell Field Master Plan. Selectman Haible requested that a workshop be scheduled with the Board, Mitchell Field Committee and the public to discuss and plan the next steps. Selectman Haible noted that 5 members of the current Mitchell Field Committee are interested in continuing to serve on the Mitchell Field Implementation Committee. Selectman Haible thanked Kim Johnson for her work on the Mitchell Field Committee and stated with regret that Kim is unable to continue to serve on the Implementation Committee. The Board set the date for the workshop for Monday, December 3 at 5:30.

9. Authorization of the Warrant: Deputy Town Administrator Sawyer recommended approval of warrants 59, 59a and payroll warrants 50 and 51. Chairman Alexander moved, seconded by Selectman Haible to approve warrant 59 in the amount of \$678,866.31; motion passed 3-0. Selectman Haible moved, seconded by Selectman Henderson to approve warrant 59a in the amount of \$1066.00; motion passed 3-0. Selectman Haible moved, seconded by Chairman Alexander to approve payroll warrant 50 in the amount of \$12,876.44; motion passed 3-0. Chairman Alexander moved, seconded by Selectman Haible to approve payroll warrant 51 in the amount of \$1,862.92; motion passed 3-0.

10. Approval of the Minutes: Chairman Alexander moved, seconded by Selectman Haible to approve the minutes of November 1; motion passed 3-0.

11. Public Comment: CV Noyes commented on a letter he sent the Selectmen with suggestions and requested a written response to it.

12. Adjournment: The meeting was adjourned by unanimous vote at 7:42 p.m.

Respectfully Submitted,

Terri-Lynn Sawyer

Attachments: Treasurer's Report